

IN THE UNITED STATES DISTRICT COURT
DISTRICT OF NEVADA

TOMASA ZABALZA,

Plaintiff,

vs.

PINNACLE FINANCIAL
CORPORATION; STEWART TITLE OF
NORTHERN NEVADA; MORTGAGE
ELECTRONIC REGISTRATION
SYSTEMS, INC [MERS]; QUALITY
LOAN SERVICE CORPORATION;
AMERICAS SERVICING
CORPORATION; HSBC BANK USA,
NATIONAL ASSOCIATION, AS
TRUSTEE FOR THE HOLDERS OF
NOMURA HOME EQUITY LOAN
TRUST, SERIES 2007-1; LSI TITLE
COMPANY; TICOR TITLE OF
NEVADA; STANLEY S. SILVA; and
DOES 1-25 CORPORATIONS, DOES and
ROES 1-25 Individuals, Partnerships, or
anyone claiming any interest to the property
described in the action,

Defendant.

CASE NO. 3:11-cv-000283-LRH-RAM

(Consolidated with 3:11-cv-00293)

**STIPULATION AND ORDER TO
DISMISS CASE WITH PREJUDICE
AND FOR RELEASE OF *LIS PENDENS***

IT IS HEREBY STIPULATED by and between Plaintiff Tomasa Zabalza and Defendant
HSBC Bank USA, N.A. as Trustee for the Holders of Nomura Home Equity Loan Trust, Series
2007-1 ("HSBC") that Case No. 3:11-cv-000283 and Case No. 3:11-cv-00293 (consolidated with

3:11-cv-000283), and all related claims shall be dismissed in their entirety, with prejudice pursuant to FRCP 41(a)(1)(A)(ii).

IT IS FURTHER STIPULATED that HSBC may record in the Official Records of Washoe County, Nevada, a Release of *Lis Pendens*, to release, cancel, and expunge any *Lis Pendens* (or Notice of Pendency of Action) that was or is recorded in connection with this case and any related claims.

IT IS FURTHER STIPULATED that each party shall bear their own costs and attorneys' fees.

DATED this 15th day of November, 2011

DATED this 15th day of November, 2011

LAW OFFICE OF RICK LAWTON,
ESQ., P.C.

SNELL & WILMER L.L.P.

By: /s/ Rick Lawton
Rick Lawton, Esq.
1460 Hwy 95A North, Suite One
Fernley, Nevada 89408
Attorney for Plaintiff

By: /s/ Michael L. Iosua
Cynthia L. Alexander, Esq.
Aaron D. Ford, Esq.
Michael L. Iosua, Esq.
3883 Howard Hughes Parkway, Suite 1100
Las Vegas, NV 89169
*Attorneys for Defendants Wells Fargo
Bank, N.A. d/b/a America's Servicing
Company, sued here as America's
Servicing Company, Mortgage Electronic
Registration Systems, Inc. and HSBC Bank
USA, N.A.*

ORDER

IT IS HEREBY ORDERED that Case No. 3:11-cv-000283 and Case No. 3:11-cv-00293 (consolidated with 3:11-cv-000283), and all related claims shall be dismissed in their entirety, with prejudice pursuant to 41(a)(1)(A)(ii).

IT IS FURTHER ORDERED that HSBC may record in the Official Records of Washoe County, Nevada, a Release of *Lis Pendens*, to release, cancel, and expunge any *Lis Pendens* (or Notice of Pendency of Action) that was or is recorded in connection with this case.

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